

050.A

0001

0013.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

635,300 / 635,300

USE VALUE:

635,300 / 635,300

ASSESSED:

635,300 / 635,300

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
13		RUSSELL PL, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: KILEY STEPHEN W/JACQUELINE M	
Owner 2:	
Owner 3:	
Street 1: 13 RUSSELL PL	
Street 2:	

Twn/Cty: ARLINGTON	St/Prov: MA	Cntry:	Own Occ: Y
	Postal: 02474	Type:	

PREVIOUS OWNER	Owner 1: HARTNETT ELINOR A -
	Owner 2: -
	Street 1: 13 RUSSELL STREET
	Twn/Cty: ARLINGTON
	St/Prov: MA
	Postal: 02474

NARRATIVE DESCRIPTION	Code	Descrip/No	Amount	Com. Int

OTHER ASSESSMENTS	Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS	Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo			
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)	Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102 Condo				0	0 Sq. Ft.	Site			0	0.	0.00	7511										G5		1.				

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
102	0.000	635,300			635,300	
Total Card	0.000	635,300			635,300	Entered Lot Size
Total Parcel	0.000	635,300			635,300	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	464.40	/Parcel: 464.40	Land Unit Type:

Total Card / Total Parcel

635,300 / 635,300

635,300 / 635,300

635,300 / 635,300

**USER DEFINED**

Prior Id # 1:	34812
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	19:34:41
danam	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID 050.A-0001-0013.0

!14745!

**PRINT**

Date	Time
12/30/21	19:34:41
DEEDED ECL. USE PARKING 1 CAR	

PAT ACCT. 14745

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HARTNETT ELINOR	48588-24		11/30/2006		350,000	No	No		
RUSSELL PLACE D	41493-508		11/24/2003		369,900	No	No	DEEDED ECL. USE PARKING 1 CAR	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

**ACTIVITY INFORMATION**

Date	Result	By	Name
9/26/2017	Measured	DGM	D Mann
1/29/2004	Inspected	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>					
Type: 8	- Condo TnHs.			Full Bath: 1	Rating: Very Good												
Sty Ht: 0	- 1 St condo			A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 1	- Concrete			A 3QBth:	Rating:												
Frame: 1	- Wood			1/2 Bath: 1	Rating: Very Good												
Prime Wall: 2	- Clapboard			A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 1	- Gable			<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>									
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Very Good	1st Res Grid   Desc: Line 1   # Units 1											
Color: YELLOW				A Kits:	Rating:												
View / Desir:				Frl:	Rating:												
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:												
Grade: B- - Good (-)				<b>CONDOS INFORMATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>					
Year Blt: 2003	Eff Yr Blt:			Location:													
Alt LUC:	Alt %:			Total Units:													
Jurisdct: G5	Fact: .			Floor:													
Const Mod:				% Own: 2.048000097													
Lump Sum Adj:				Name:													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>													
Avg Ht/FL: STD				Phys Cond: VG - Very Good	4.8 %												
Prim Int Wal 2	- Plaster			Functional:													
Sec Int Wall: 10	- None	0 %		Economic:													
Partition: T	- Typical			Special:													
Prim Floors: 3	- Hardwood			Override:													
Sec Floors: 4	- Carpet	50 %		Total:	4.8 %												
Bsmnt Flr: 12	- Concrete			<b>CALC SUMMARY</b>				<b>COMPARABLE SALES</b>									
Subfloor:				Basic \$ / SQ: 250.00													
Bsmnt Gar:				Size Adj.: 0.93859649													
Electric: 3	- Typical			Const Adj.: 1.04469740													
Insulation: 3	- Typical			Adj \$ / SQ: 245.137													
Int vs Ext: S				Other Features: 44979													
Heat Fuel: 2	- Gas			Grade Factor: 1.21													
Heat Type: 15	- H.V.A.C			NBHD Inf: 1.45000005													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100	% AC: 100			LUC Factor: 1.00													
Solar HW: NO	Central Vac: NO			Adj Total: 667283													
% Com Wal	% Sprinkled			Depreciation: 32030													
				Depreciated Total: 635254													
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:					
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 050.A-0001-0013.0													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:																
	Total Special Features:																
	Total:																

UnSketched SubAreas:  
GLA: 1368,

**AssessPro Patriot Properties, Inc**

